

The book of

# Small Homes

twenty six beautiful designs

# Making Your *D R E A M   H O M E* Come True

*Easier Now Than Ever Before*

**Y**OU who have longed to “sometime” build the home of your dreams, and enjoy the comfort, convenience and satisfaction which such a glorious adventure makes possible, may now finance such a venture on the most reasonable of terms — a small down payment, and the balance in modest monthly payments, just like rent.

And, no matter how simple your needs, even with a limited budget, your new home can be made the charming, friendly place you have always visioned it to be.

Because Home Building involves a major investment, the plans for your new home should be selected with the utmost care before you start building; the exteriors should embody qualities of design which endure; the floor plans should be practical and arranged to simplify and save housekeeping effort, and the construction should be sound and economical.

Building without complete and definite plans and specifications invites misunderstandings, possibilities of faulty construction, extras, changes, and waste of materials and labor, which may prove costly and should be avoided.

The designs by competent architects submitted in this plan book are outstanding examples of the best in modern home construction — good architecture, practical planning, substantial construction, and economy in building — and offer a wide

variety from which to select. Ownership of such homes assures a wealth of comfort and convenience, as well as low maintenance and high resale values.

Complete sets of Blue Prints, material lists, specifications and estimates of cost are available for each design. Reverse plans are also available and minor changes may be made by the carpenter or contractor on the job.

Choosing the Plan and arrangement best suited to your needs, determining what you can afford, financing, materials, responsible builders, and various other matters vital to a satisfactory building program, are problems in which we, your lumber dealers, can be of invaluable assistance.

You will find ours a complete one-stop Home Building Service which covers every essential step in building the modern home. Our experience, facilities, and other plan books, are at your disposal. Use them for dependable sources of modern building information. Inquiries involve no obligation. Come in and see us.



The Book of  
SMALL HOMES



26 Designs

Price 50c





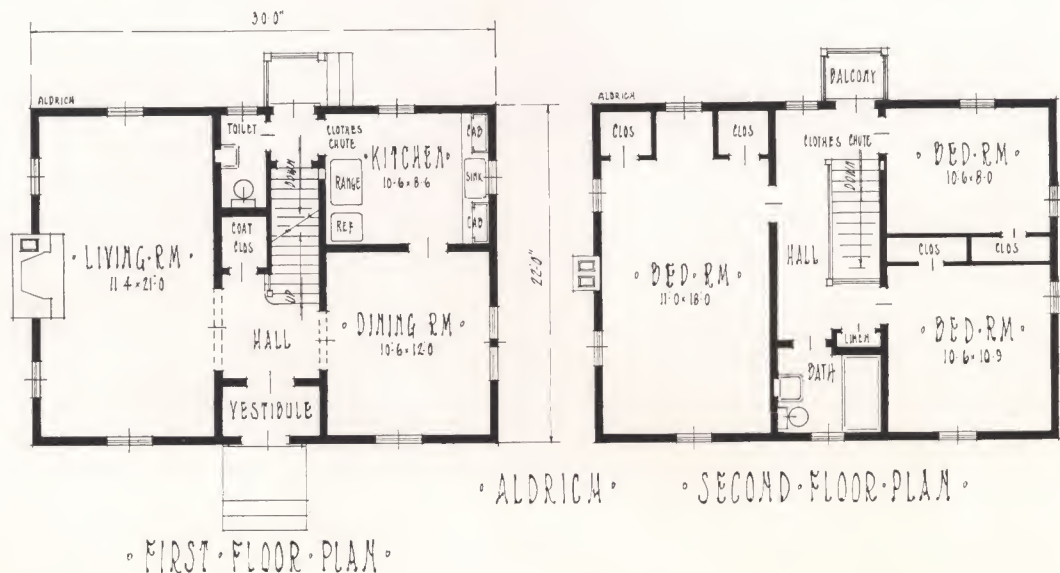
Six Rooms

19,800 Cubic Feet

## The Aldrich

SUBSTANTIAL character stands out in the Aldrich . . . and almost conceals Colonial modesty in building cost. But compare the generous rooms with foundation dimensions.

Noteworthy: downstairs lavatory, airing balcony, modern and compact kitchen, two closets in master bedroom, and a grand living room.





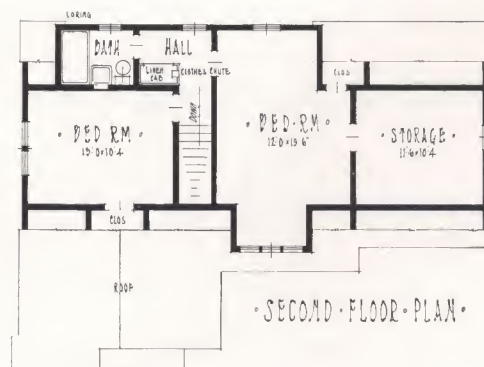
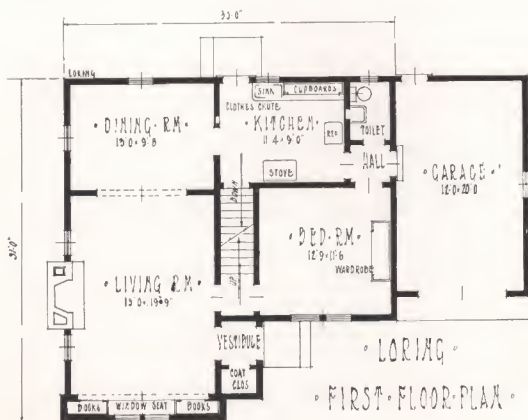
Six Rooms and Garage

23,680 Cubic Feet

## The Loring

THIS home sings with charm. The Loring is just the right size. Rooms are carefully designed. The Colonial variation means it is certainly not extravagant. A window seat perfects

a splendid living room. Attention to convenience: attached garage with storage above and downstairs toilet.







*Six Rooms and Garage*

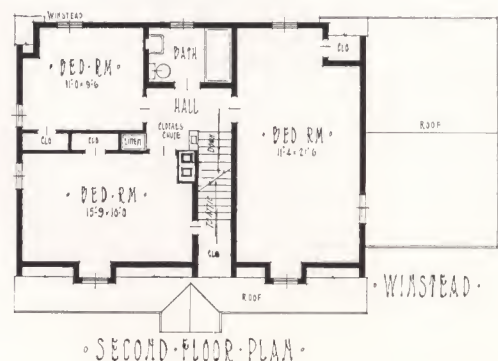
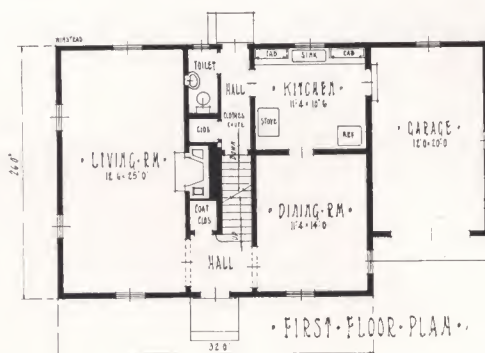
*24,400 Cubic Feet*

## *The Winstead*

THREE bedrooms take advantage of the Winstead's gabled roof, in typical Cape Cod thrift. A tight-fitting budget seems much larger when applied to a Cape Cod design. Here are "big home" features without extravagant frills. Every room has ample space, carefully laid out; none is cramped to make up for another.

Thoughtful details: fireplace, attached garage, downstairs lavatory, and extra closet.

A home such as this enjoys lasting appreciation, as earned by its kind for generations. It will never fade into the commonplace. Shortcuts have not spoiled the satisfaction of construction economy in the Winstead.







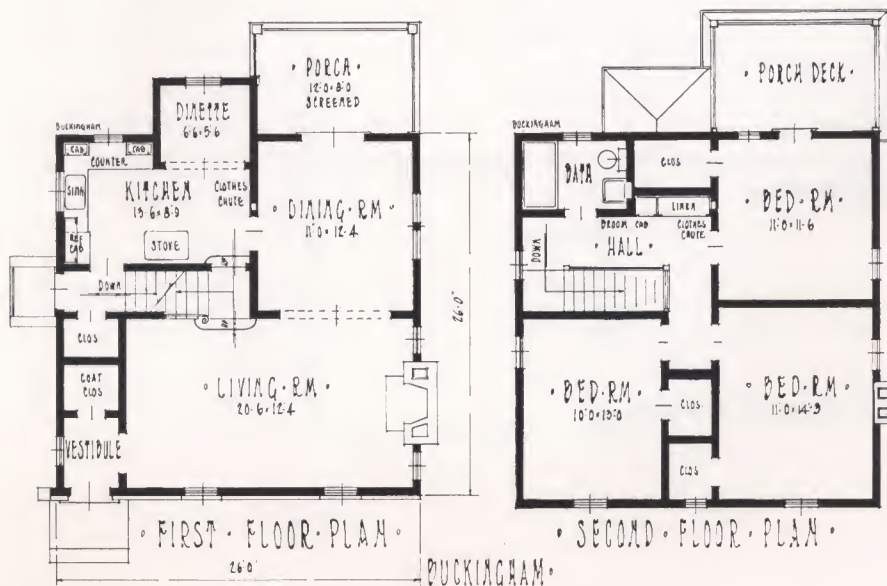
Six Rooms and Porch

20,780 Cubic Feet

## The Buckingham

A DELIGHTFUL bit of exterior design takes command of the Buckingham, in keeping with American Colonial simplicity. The interior is enviable in generous details designed with a careful

eye on costs . . . three bedrooms, screened porch with deck above, dinette, extra closets. The Buckingham affords individuality without paying a penalty.



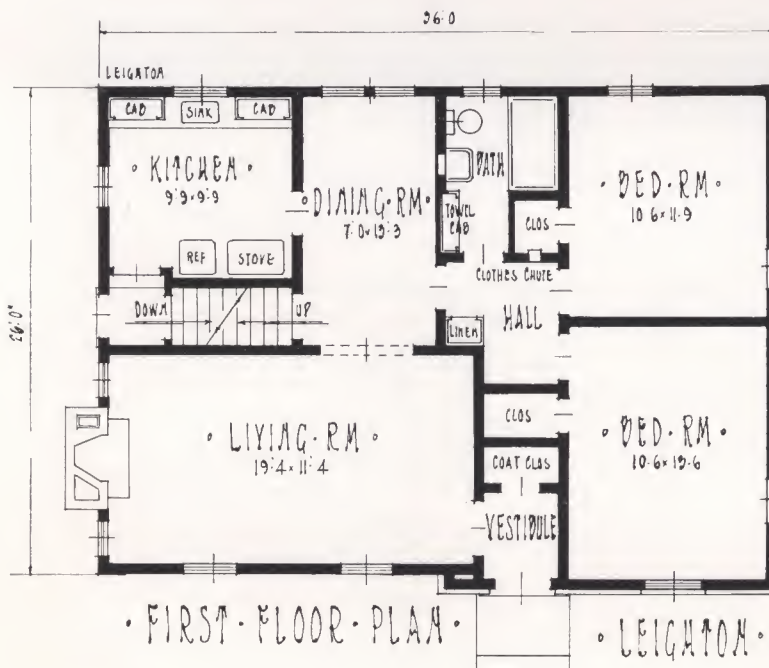




Five Rooms

21,900 Cubic Feet

# *The Leighton*



TO BE really different but not daring is an achievement of the Leighton. There is plenty of elbow room for a small family, with two bedrooms aside for privacy. A large attic with stairway keeps the future in mind. Closets are ample.

Rich design at small expense is rarely so well done as in this example.





Five Rooms

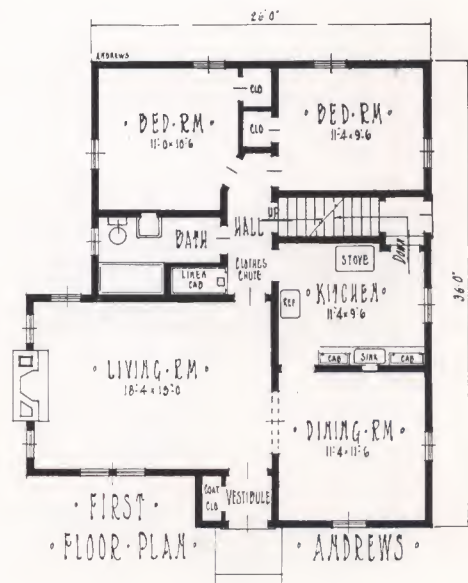
21,290 Cubic Feet

## The Andrews

SO OFTEN, a real family home must look to the future but hold today's construction costs to actual requirements. The Andrews is a splendid answer to this need. The attic allows for future expansion of a growing family.

Pleasing lines, with interesting entrance detail and shutters, lift the Andrews above the ordinary. The floor plan will accommodate almost any lot, 40 feet or larger. A steep pitched roof increases the impression of apparent size of the house.

A short cut to any room is especially attractive in the central hallway. This feature is not often found, and reflects the great care with which the plans have been prepared in detail.



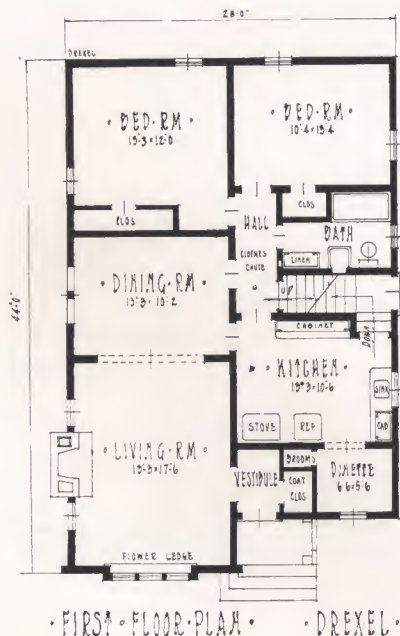




*Five Rooms and Dinette*

*27,400 Cubic Feet*

## *The Drexel*



THE English half-timbered cottage style sets this home apart from its neighbors, in harmony and excellent taste. A broad arch from living room into dining room accents the spaciousness. A flower ledge, as well as the fireplace, adds warmth to the family circle. The compact plan includes a central hallway for step-saving house-keeping. Liberal cabinet space in the kitchen is an example of thorough understanding of home needs. The dinette cuts down much of meal-time drudgery. Attic space may be finished to meet future needs; in anticipation, a stairway is already in place.

Sound planning lasts in favor. That is why the Drexel represents a good investment in a home which may be sold more readily than radical designs. A small income can easily finance this very complete house.





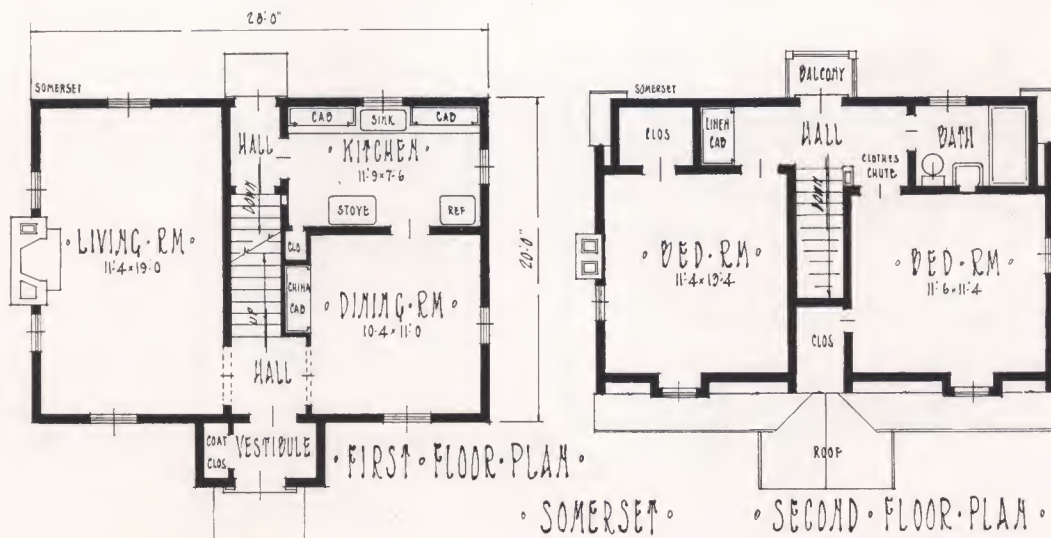
Five Rooms

13,500 Cubic Feet

## The Somerset

CAPE COD design has such instant appeal because it is so readily adaptable to surroundings. This is particularly apparent in the Somerset. The entry detail and vestibule add charm and

stature. The rooms are all of comfortable size, with ample closet space. A small budget will appreciate the high loan value of the Somerset if the home must be financed.







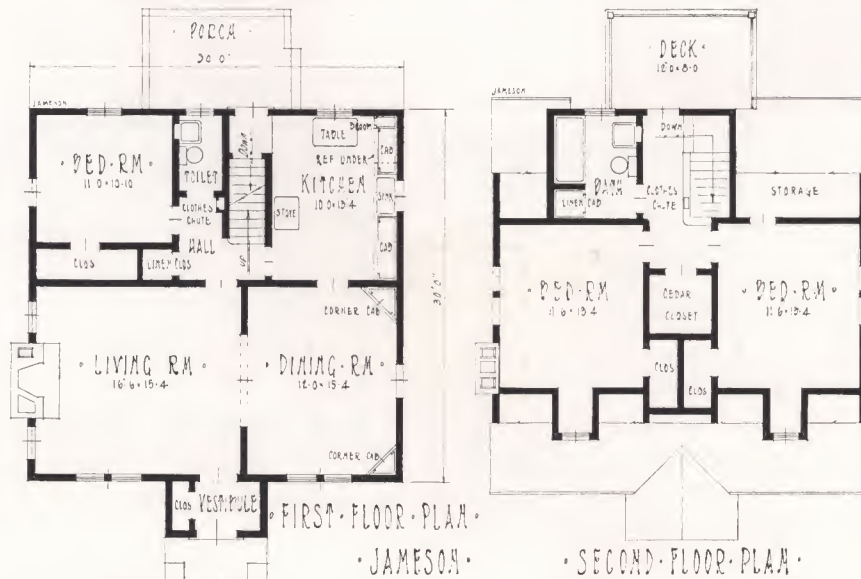
Six Rooms and Porch

23,890 Cubic Feet

### The Jameson

ROOMINESS beyond appearance is the keynote of the English cottage, in the thoroughly practical Jameson. Corner china closets add to

the atmosphere of the interior. Plus values: cedar closet, downstairs toilet, center hallways, extra storage, screened porch with deck above.







Five Rooms

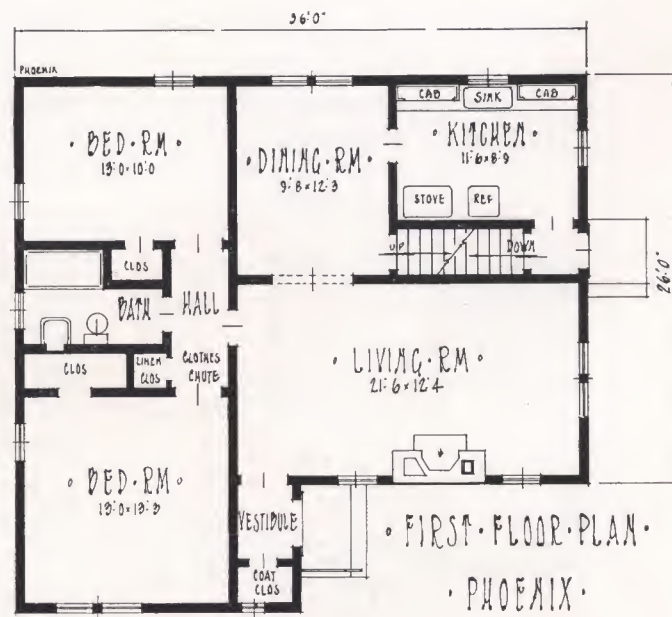
23,750 Cubic Feet

## The Phoenix

THE Spanish influence is expressed with pleasing restraint in the Phoenix. Sufficiently individual, it has the practical requirements which keep building costs to a minimum.

Living space may be shut off from the bedrooms by means of the hall. Storage in the attic is easily available by stairs.

The living room is well lighted by windows, yet there is liberal wall space for furniture arrangement. The closely knit plan has been carefully designed for genuine building economy.







Five Rooms

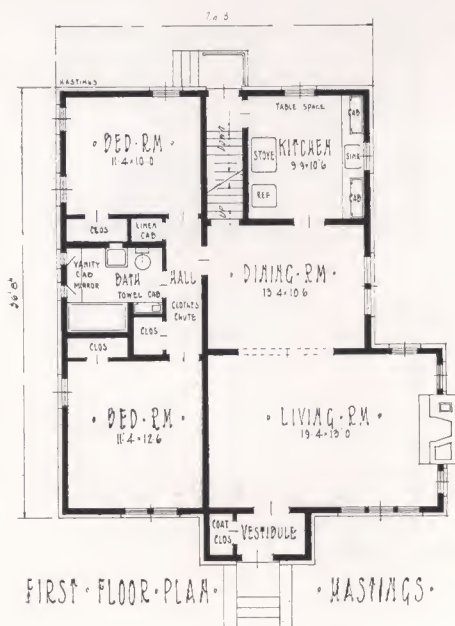
25,630 Cubic Feet

## The Hastings

**B**RICK veneer is solidly impressive. The attractive English type takes full advantage of design opportunities as seen in the brick courses around windows in the illustration. The stone entry breaks monotony, and adds strength of character to the home.

The arch between living room and dining room opens wider living space, separated by a hallway from the two bedrooms. Few homes combine so much comfort and ample dimensions with moderate costs. Linen closet, clothes chute, towel cabinet and a closet for each bedroom, are examples of practical and thorough planning. Looking forward, the attic may be completed into two rooms.

The Hastings is heartily recommended to the family desiring the utmost in comfort and convenience without going beyond the range of economy.







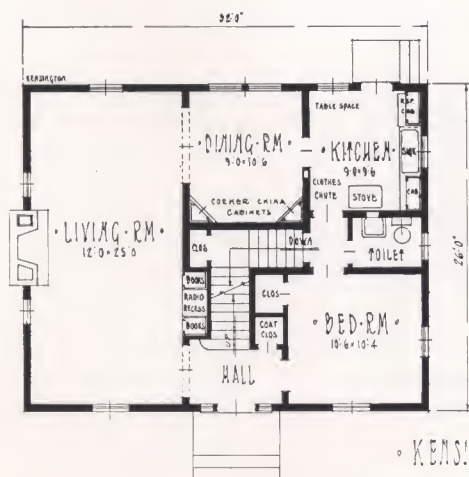
Six Rooms

20,800 Cubic Feet

## The Kensington

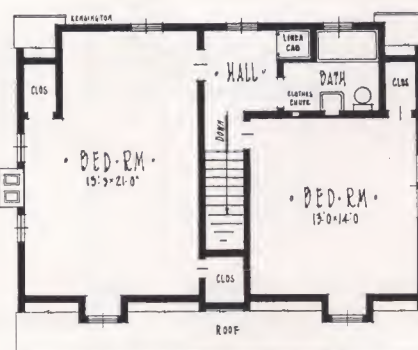
SMALL, inexpensive details radiate the special charm of Cape Cod construction. The pleasing character of the Kensington never will be outlived. An immense living room, two large bed-

rooms upstairs plus a third downstairs, a very attractive dining room with corner cupboards, and a neatly arranged kitchen, add up to far more than actual building figures reveal.



FIRST FLOOR PLAN

KENSINGTON



SECOND FLOOR PLAN

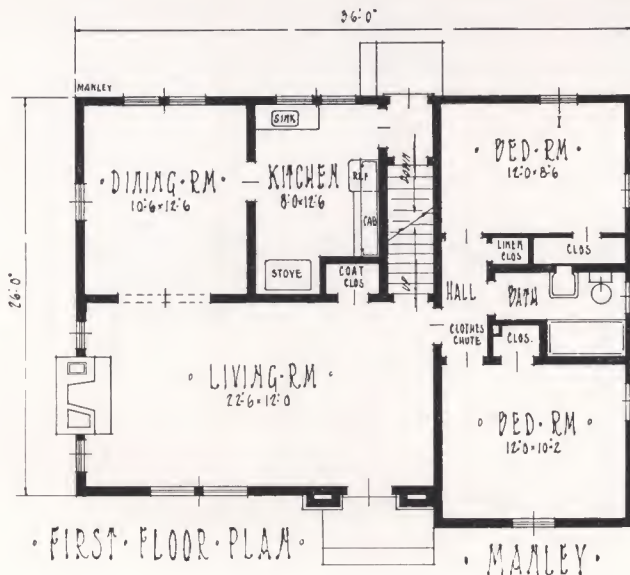




Five Rooms

22 500 Cubic Feet

### *The Manley*



SIMPLICITY is always in good taste, particularly so in this low-cost Colonial bungalow, the Manley. It's a real family home . . . an irresistible room arrangement. Privacy is gracefully assured by a hall separating living quarters from bedrooms. The living room is actually 12'x 22'6", with a fireplace. Closets are ample, with a large attic for good measure. Square-built houses cost least in construction. This has no extravagant details, yet the Manley is attractive in appearance, with a brick-faced entry, wide siding and shutters for the Colonial touch.





Five Rooms and Garage

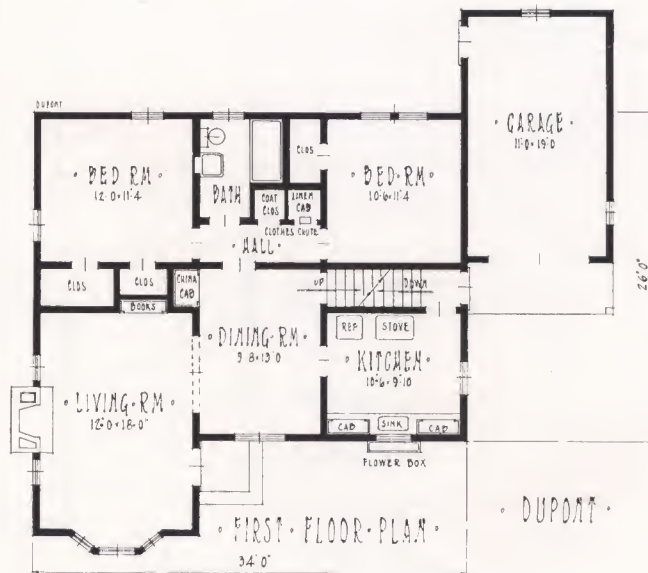
25,550 Cubic Feet

## The Dupont

WHO can resist exclaiming in spontaneous interest? Shingles or clapboards, the Dupont captures admiring attention . . . deserves the New England reputation for thrift.

Well balanced, the delightful living room has a bay window and book cases at the ends, with fireplace flanked by Colonial windows along the outside wall.

An unusual number of closets are provided, with a stairway to attic storage. The attached garage blends into the rambling effect.







Five Rooms and Nook

15,090 Cubic Feet

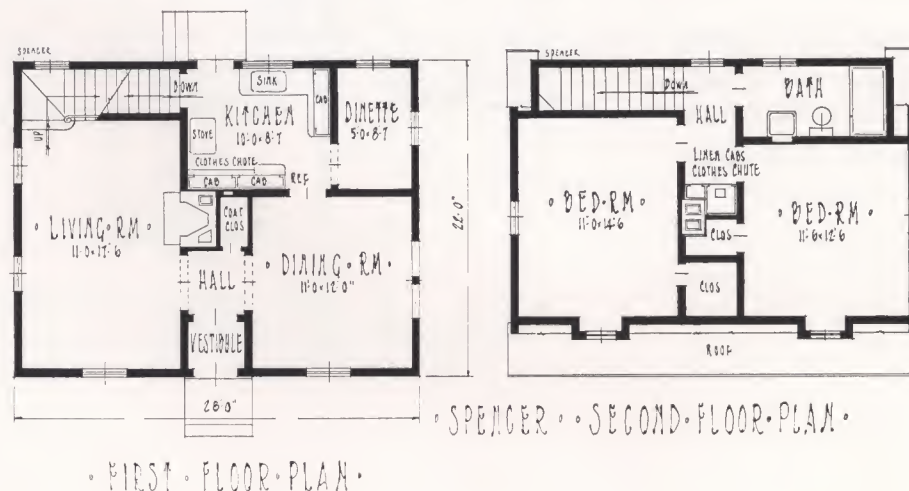
## The Spencer

THE fine expression in entrance detail, with characteristic gables and shutters, mark the Spencer as a splendid instance of Cape Cod architecture. It has the careful economy and compact arrangement typical of the style.

A Colonial staircase and fireplace, with excep-

tional wall space, make the living room unusually attractive. Housewives will appreciate the kitchen planning with its abundance of cabinet shelving. The dinette has windows on two sides.

The Spencer really provides an abundance of home comfort in return for a modest investment.







Five Rooms

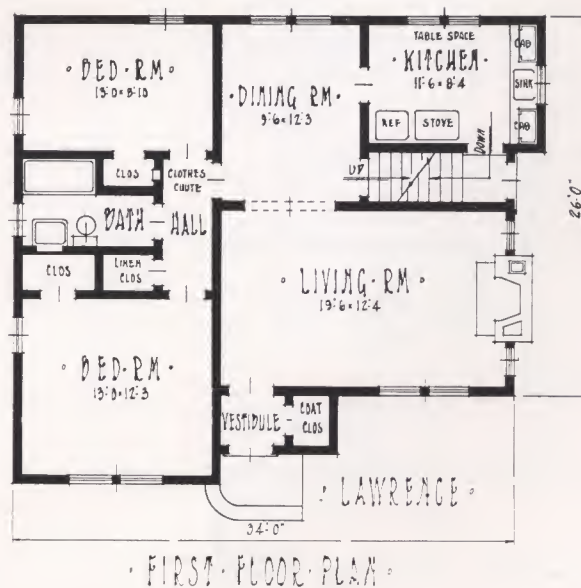
22,700 Cubic Feet

### *The Lawrence*

SPECIAL front gable treatment with vertical matched boards adds an appealing value to this inexpensive home. The rooms are well planned in ample proportions.

The family size living room with fireplace is especially noteworthy. An arch leads to the dining room. A bedroom hall avoids direct entry from other rooms. Upstairs rooms may be finished if ever desired, in the attic storage is reached by stairs now in the plan.

Such a low-cost home does not often afford so much space and attractive design.





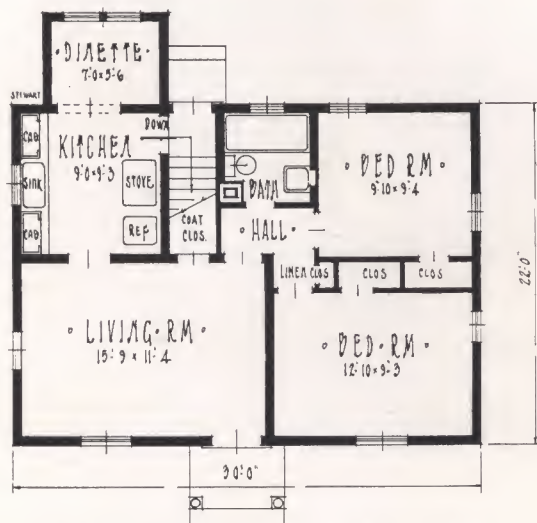


## The Stewart

FOUR ROOMS AND DINETTE

15,380 CUBIC FEET

A good bungalow, like the Stewart, is the best investment in an inexpensive home that can be made. Its neat, trim lines are widely appreciated. Soundly planned, it has high resale value.



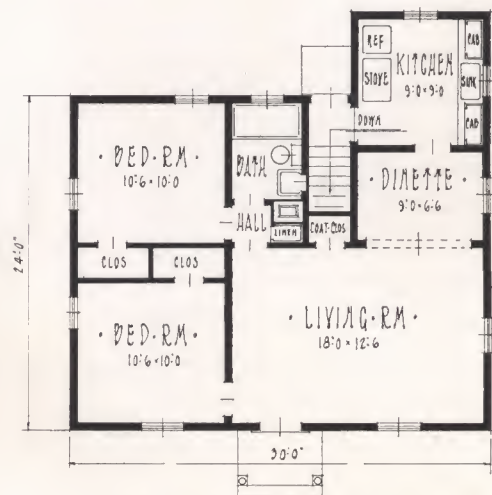
FIRST FLOOR PLAN THE STEWART DESIGN

## The Stanton

FIVE ROOMS

16,900 CUBIC FEET

THIS is an alternate floor plan of the Stewart. The Stanton has the same good points for an equally small cost of construction. They share the identical attractive exterior.



FIRST FLOOR PLAN THE STANTON DESIGN





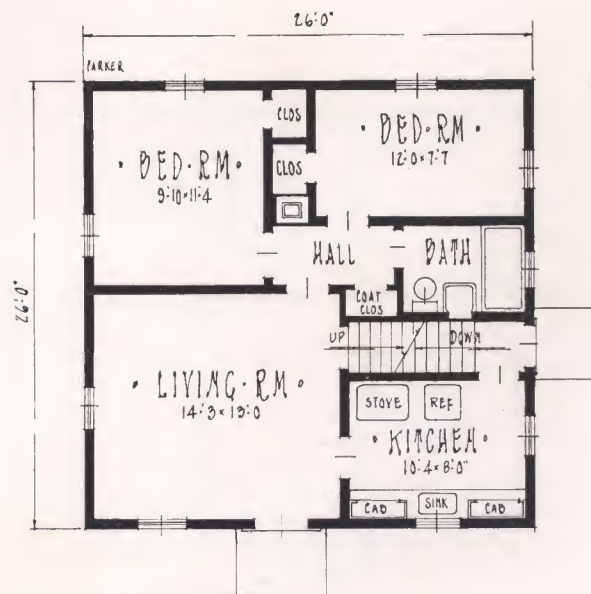
Four Rooms

15,550 Cubic Feet

## The Parker

THE PARKER benefits by the natural simplicity of Cape Cod lines. Perfectly square, economy is fundamental. A plain home of careful design contains more value in real comfort. That is shown by the price it obtains if ever offered for resale.

The canny eye in years to come needs only to glance up the stairs for additional rooms when needed. Even when a home is small and compact, it can be artistic, comfortable and home-like, as demonstrated by the Parker.



• FIRST FLOOR PLAN • • PARKER •

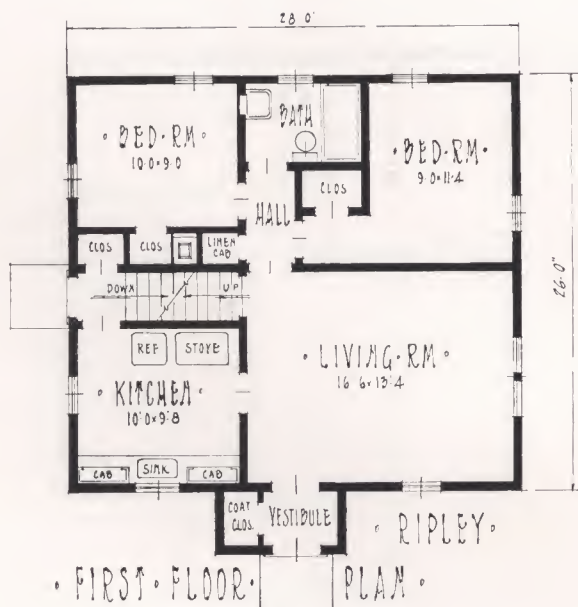




Four Rooms

17,320 Cubic Feet

## The Ripley



A STUCCO home of good design is well liked by everyone. And the Ripley is one of the best. Shutters give it just the touch that spells charm.

An entry vestibule with coat closet opens into an ample living room. A sheltering hall separates sleeping quarters from the rest of the house.

With limited funds, home ownership is relatively easy and immensely satisfactory when the Ripley is chosen. The four rooms may be expanded into five by taking advantage of the stairs and attic at some later time.





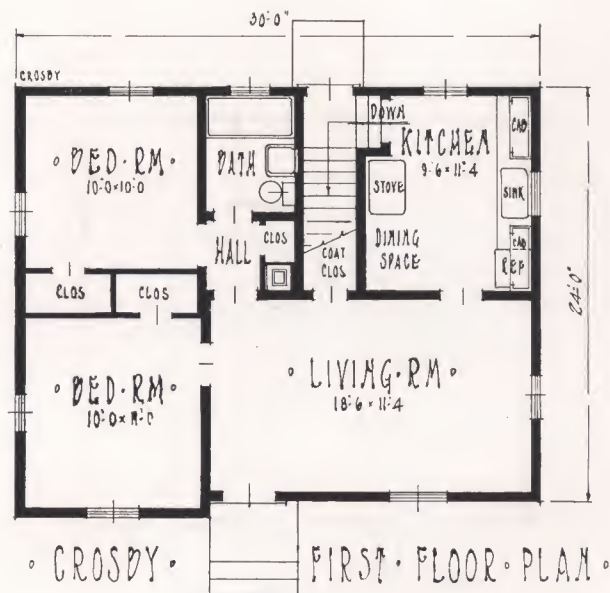
Four Rooms

15,900 Cubic Feet

### *The Crosby*

SUCH an attractive exterior is always admired, but rarely obtained in the small home. The Crosby has individuality, with four splendid rooms, including two bedrooms and a closet in each.

Clapboards and shuttered windows are characteristic of Cape Cod design. The popularity of the Crosby will be most appreciated if the family outgrows the home and it is placed on the market—the value lasts, and the original investment is protected.





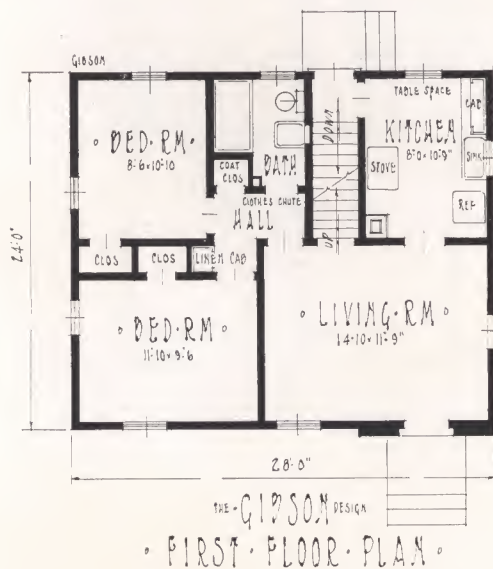


## The Gibson

FOUR ROOMS

15,450 CUBIC FEET

CAPE COD character is prominent in the Gibson. Clever space economy explains the small unit cost for which these four rooms may be built.

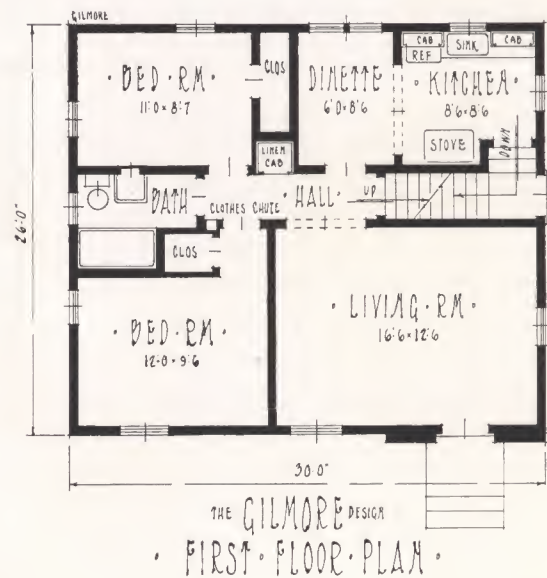


## The Gilmore

FIVE ROOMS

17,950 CUBIC FEET

THIS is the same exterior as the Gibson, but a different room arrangement with dimensions two feet greater each way. Unusually well detailed.







Six Rooms

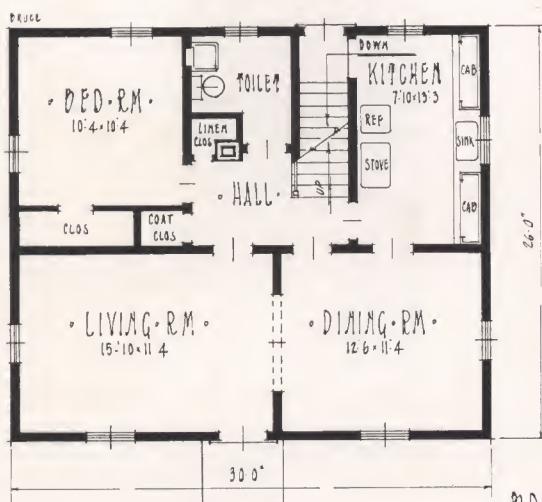
17,950 Cubic Feet

### The Bruce

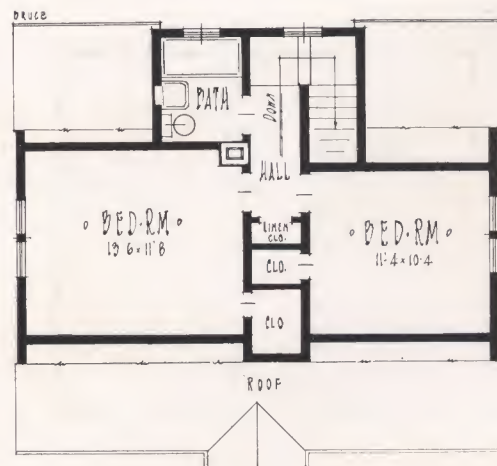
IN SPLENDID taste in any surroundings, this fine Cape Cod home actually has six rooms. The foundation is only 30' x 26', yet not one of the rooms has been sacrificed in size.

The Bruce is well balanced with central halls, lavatories and linen closets on both floors.

As an investment in home enjoyment, the market value will remain high.



FIRST FLOOR PLAN



SECOND FLOOR PLAN



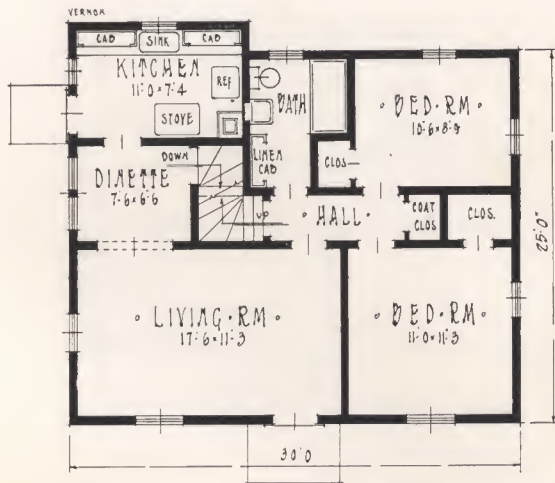


## The Vernon

FIVE ROOMS

17,650 CUBIC FEET

PLEASINGLY Cape Cod in style, the Vernon has large capacity in a small package. Five rooms are on one floor; stairs point to expansion into another room in attic space.



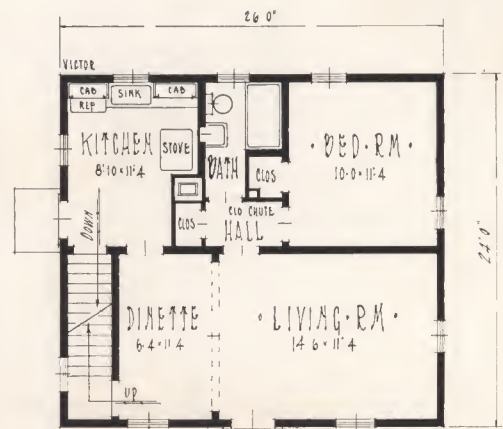
• FIRST FLOOR PLAN • VERNON •

## The Victor

FOUR ROOMS

14,350 CUBIC FEET

MORE limited funds will build the same attractive exterior as the Vernon, but with smaller dimensions providing four neat rooms and keeping the attic in reserve. The Victor is modern and convenient.



• FIRST FLOOR PLAN • THE VICTOR DESIGN



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